

Table 17.150.070: Summary of Development Decisions/Permits

by Type of Decision-Making Procedure

Development Decision/Permit	Category	Code Provisions	Review/Hearing
Access Permit (not requiring site plan review)	Type I	Chapter 17.85 JCMC	staff
Annexation	Type IV	Chapter 17.165 JCMC	PC/CC
Billboard Permit	Type I	Chapter 17.115 JCMC	staff
Building Permit (uses permitted outright)	Type I	Chapter 15.15 JCMC	staff
Code Interpretation	Type II		staff
Code Amendment	Type IV	Chapter 17.145 JCMC	
Comprehensive Plan Amendment	Type IV	Comprehensive Plan	
Conditional Use Permit	Type III	Chapter 17.130 JCMC	
Development Review	Type I	Chapter 16.05 JCMC	staff
Extraterritorial Extension of Water, Stormwater or Sewer	Type II/IV	Chapter 17.165 JCMC	staff, PC/CC
Flood Hazard Zone Development Permit	Type I	Chapter 17.80 JCMC	staff
Home Occupation Permit	Type I		staff
Master Planned Development (PUD)	Type III		
Modification to Approval	Type II/III		
Land Use District Map Change Quasi-Judicial (no plan amendment required) Legislative (plan amendment required)	Type III Type IV	Chapter 17.145 JCMC	PC PC/CC
Lot Line Adjustment	Type I		staff

Table 17.150.070: Summary of Development Decisions/Permits

by Type of Decision-Making Procedure

Development Decision/Permit	Category	Code Provisions	Review/Hearing
Nonconforming Use or Development Confirmation	Type I	Chapter 17.125 JCMC	staff
Partition, Major or Minor	Type II	JCMC 16.05.030 and 16.05.040	PC
Sign Permit	Type I	Chapter 17.115 JCMC	staff
Stream Corridor and Wetland District Development Permit	Type I	Chapter 17.60 JCMC	PC
Subdivision	Type II	JCMC 16.05.040	PC
Subdivision – Final Plat Approval	Type I	JCMC 16.05.040	PC
Temporary Use Permit	Type III	Chapter 17.135 JCMC	PC
Tree Removal	Type I/II	Chapter 12.35 JCMC	staff
Variance	Type III	JCMC 17.140.010	PC
Minor Variance (clear & objective standards, i.e., 10%)	Type I	JCMC 17.140.030	staff
Withdrawal of property from special districts after annexation	Type IV	JCMC 17.165.140	city council only

Abbreviations:

LCLGBC = Lane County Local Government Boundary Commission, CC = City Council, PC = Planning Commission